



## RPA PROJECT MANAGEMENT

### Project Status Report

Department of General Services

#### Cordell Hull Building

<b>Project:</b> <b>Energy Management System Upgrade</b> Cordell Hull Building Nashville, TN 460/011-01-2008		<b>Project Work Type:</b> Renovation	<b>Delivery Method:</b> Design / Bid / Build	<b>Project Budget:</b> \$595,000.00
		<b>Current Work Phase:</b> SBC Approved ON HOLD-Delay List	<b>Req'd Work Ph Compl:</b>	<b>MACC Budget:</b> \$538,120.00
<b>Project Manager:</b> Burd, S.	<b>Construction Admin:</b> Patteson, G.	<b>Designer:</b> Branham & Lloyd, LLC	<b>Contractor:</b>	
<b>Project Health:</b> <b>Budget:</b> <span style="background-color: green; color: white;">G</span> <b>Schedule:</b> <span style="background-color: green; color: white;">G</span> <b>Issues:</b> <span style="background-color: green; color: white;">G</span> 2/25/11: Additional funding for project has been requested as Line Item in 2012 Budget.				

#### Donnelley J. Hill Building

<b>Project:</b> <b>Plaza Upgrade</b> Donnelley J. Hill Building Memphis, TN 460/003-01-2004		<b>Project Work Type:</b> Renovation	<b>Delivery Method:</b> Design / Bid / Build	<b>Project Budget:</b> \$2,000,000.00
		<b>Current Work Phase:</b> Substantially Complete	<b>Req'd Work Ph Compl:</b>	<b>MACC Budget:</b> \$1,650,000.00
<b>Project Manager:</b> DePalma, N.	<b>Construction Admin:</b> Loggins, B.	<b>Designer:</b> Askew Nixon Ferguson Archit	<b>Contractor:</b> MCDR Construction LLC	
<b>Project Health:</b> <b>Budget:</b> <span style="background-color: green; color: white;">G</span> <b>Schedule:</b> <span style="background-color: green; color: white;">G</span> <b>Issues:</b> <span style="background-color: green; color: white;">G</span> Awaiting closeout documents from Designer.				

<b>Project:</b> <b>Exterior Repairs</b> Donnelley J. Hill Building Memphis, TN 527/070-01-2010		<b>Project Work Type:</b> Renovation	<b>Delivery Method:</b> Design / Bid / Build	<b>Project Budget:</b> \$600,000.00
		<b>Current Work Phase:</b> Design Development Phase	<b>Req'd Work Ph Compl:</b>	<b>MACC Budget:</b> \$495,000.00
<b>Project Manager:</b> DePalma, N.	<b>Construction Admin:</b>	<b>Designer:</b> Keith Kays Architect	<b>Contractor:</b>	
<b>Project Health:</b> <b>Budget:</b> <span style="background-color: green; color: white;">G</span> <b>Schedule:</b> <span style="background-color: green; color: white;">G</span> 2/23/11: Design for project proceeding without delay. <b>Issues:</b> <span style="background-color: green; color: white;">G</span>				

## James R. Mapp State Office Building

<b>Project:</b> <b>Exterior Stabilization</b> James R. Mapp State Office Building Chattanooga, TN 460/005-02-2006		<b>Project Work Type:</b> Renovation	<b>Delivery Method:</b> Design / Bid / Build	<b>Project Budget:</b> \$740,000.00
		<b>Current Work Phase:</b> Construction Closed Awaiting Final Invoice	<b>Req'd Work Ph Compl:</b>	<b>MACC Budget:</b> \$570,000.00
<b>Project Manager:</b> Law, V.	<b>Construction Admin:</b> Edwards, T.	<b>Designer:</b> Artech Design Group	<b>Contractor:</b> Williams Restoration & Water	
<b>Project Health:</b> <b>Budget:</b> <span style="background-color: green; color: white;">G</span> <b>Schedule:</b> <span style="background-color: green; color: white;">G</span> 2/10/11: Received Designer closeouts. Awaiting Warranty Inspection due September 2011. <b>Issues:</b> <span style="background-color: yellow; color: black;">Y</span> Building still has leaks after S/C of project. 11/12/10: One leak is to be addressed under General Contract. Other to be addressed by General Services.				

## Piedmont Gas Building

<b>Project:</b> <b>Interior Renovation</b> Piedmont Gas Building Nashville, TN 529/012-01-2009		<b>Project Work Type:</b> Renovation	<b>Delivery Method:</b> Design / Bid / Build	<b>Project Budget:</b> \$4,800,000.00
		<b>Current Work Phase:</b> Substantially Complete	<b>Req'd Work Ph Compl:</b>	<b>MACC Budget:</b> \$3,400,000.00
<b>Project Manager:</b> DePalma, N.	<b>Construction Admin:</b> Patteson, G.	<b>Designer:</b> Thomas, Miller & Partners	<b>Contractor:</b> Hardcastle Construction Com	
<b>Project Health:</b> <b>Budget:</b> <span style="background-color: green; color: white;">G</span> <b>Schedule:</b> <span style="background-color: green; color: white;">G</span> 2/23/11: Waiting for closeout documents. Substantial Completion as of 1/31/11. <b>Issues:</b> <span style="background-color: green; color: white;">G</span>				

## R.S. Gass Complex

<b>Project:</b> <b>Repair Water Damage-Environmental Assistanc</b> R.S. Gass Complex , TN 529/020-002		<b>Project Work Type:</b> Repair	<b>Delivery Method:</b> Direct Order Contract	<b>Project Budget:</b> \$0.00
		<b>Current Work Phase:</b> In Construction ON HOLD	<b>Req'd Work Ph Compl:</b>	<b>MACC Budget:</b> \$0.00
<b>Project Manager:</b>	<b>Construction Admin:</b> Fields, J.	<b>Designer:</b>	<b>Contractor:</b>	
<b>Project Health:</b> <b>Budget:</b> <span style="background-color: green; color: white;">G</span> <b>Schedule:</b> <span style="background-color: green; color: white;">G</span> 2/23/11: Notice To Proceed Date-February 16, 2011. Required Substantial Completion Date- May 16, 2011. <b>Issues:</b> <span style="background-color: green; color: white;">G</span> 3/5/11: Contractor will proceed with Women's Restroom work. Awaiting determination of investigation in Lobby.				

## State Supreme Court Building

<b>Project:</b> <b>Mechanical Systems Upgrade</b> State Supreme Court Building Jackson, TN 523/073-01-2008		<b>Project Work Type:</b> Renovation	<b>Delivery Method:</b> Design / Bid / Build	<b>Project Budget:</b> \$385,000.00
		<b>Current Work Phase:</b> Construction	<b>Req'd Work Ph Compl:</b>	<b>MACC Budget:</b> \$330,000.00
<b>Project Manager:</b> Burd, S.	<b>Construction Admin:</b> Loggins, B.	<b>Designer:</b> TLM Associates, Inc.	<b>Contractor:</b> Dunbar Mechanical Contract	
<b>Project Health:</b> <b>Budget:</b> <span style="background-color: green; color: white;">G</span> <b>Schedule:</b> <span style="background-color: green; color: white;">G</span> 2/3/11: Substantial Completion anticipated for February 2011. <b>Issues:</b> <span style="background-color: green; color: white;">G</span>				

## Tennessee Executive Residence

<b>Project:</b> <b>Conservation Hall</b> Tennessee Executive Residence Nashville, TN 460/028-01-2006		<b>Project Work Type:</b> New Construction	<b>Delivery Method:</b> Design / CM	<b>Project Budget:</b> \$8,960,000.00
		<b>Current Work Phase:</b> Active	<b>Req'd Work Ph Compl:</b>	<b>MACC Budget:</b> \$7,897,000.00
<b>Project Manager:</b> Robertson, A.	<b>Construction Admin:</b> Patteson, G.	<b>Designer:</b> Archimania	<b>Contractor:</b> PBG Builders, Inc.	
<b>Project Health:</b> <b>Budget:</b> <span style="background-color: green; color: white;">G</span> <b>Schedule:</b> <span style="background-color: green; color: white;">G</span> S/C was achieved in October 2009. This was not an SBC contract. <b>Issues:</b> <span style="background-color: green; color: white;">G</span>				

<b>Project:</b> <b>Improvements/Restoration</b> Tennessee Executive Residence Nashville, TN 460/028-01-2007		<b>Project Work Type:</b> Renovation	<b>Delivery Method:</b> Grant	<b>Project Budget:</b> \$3,860,000.00
		<b>Current Work Phase:</b> Active	<b>Req'd Work Ph Compl:</b>	<b>MACC Budget:</b> \$0.00
<b>Project Manager:</b> Robertson, A.	<b>Construction Admin:</b> Patteson, G.	<b>Designer:</b> Hart Freeland Roberts, Inc.	<b>Contractor:</b>	
<b>Project Health:</b> <b>Budget:</b> <span style="background-color: green; color: white;">G</span> <b>Schedule:</b> <span style="background-color: green; color: white;">G</span> <b>Issues:</b> <span style="background-color: green; color: white;">G</span> This is a grant from State to Residence Foundation in support of Conservation Hall.				

<b>Project:</b> <b>Carriage House Renovations</b> Tennessee Executive Residence Nashville, TN 460/028-01-2010		<b>Project Work Type:</b> Renovation	<b>Delivery Method:</b>	<b>Project Budget:</b> \$90,000.00
		<b>Current Work Phase:</b> SBC Approved	<b>Req'd Work Ph Compl:</b>	<b>MACC Budget:</b> \$0.00
<b>Project Manager:</b> Robertson, A.	<b>Construction Admin:</b> Patteson, G.	<b>Designer:</b>	<b>Contractor:</b>	
<b>Project Health:</b> <b>Budget:</b> <span style="background-color: green; color: white;">G</span> <b>Schedule:</b> <span style="background-color: green; color: white;">G</span> <b>Issues:</b> <span style="background-color: green; color: white;">G</span>				

<b>Project:</b> <b>Pool House Roof Repair-Grant</b> Tennessee Executive Residence Nashville, TN 529/028-001		<b>Project Work Type:</b> Re-roof	<b>Delivery Method:</b> Direct Order Contract	<b>Project Budget:</b> \$15,611.00
		<b>Current Work Phase:</b> In Construction	<b>Req'd Work Ph Compl:</b>	<b>MACC Budget:</b> \$0.00
<b>Project Manager:</b> Robertson, A.	<b>Construction Admin:</b> Patteson, G.	<b>Designer:</b>	<b>Contractor:</b>	
<b>Project Health:</b>  <b>Budget:</b> <span style="background-color: green; color: white; padding: 0 5px;">G</span>  <b>Schedule:</b> <span style="background-color: green; color: white; padding: 0 5px;">G</span> 2/11/11: Change Order for additional 30 days due to unfavorable weather conditions since Notice To Proceed.  <b>Issues:</b> <span style="background-color: green; color: white; padding: 0 5px;">G</span> Design by Richard Rinks through RPA Floor Consultant program. Collier Roofing to perform work through the Direct Order Contract. 2/11/11: Required Substantial Completion Date- March 25, 2011				